TEXAS AVENUE CORRIDOR STUDY PROPERTY INVENTORY SURVEY FORM

	Dronorty ID.	R39157	
-	Property ID:	K39137	A
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property address:	717 MARY LAKE		
legal description:	RIDGECREST, BLOCK 3, L	<u>OT 2</u>	
owner name/address:	NIEMANN, CHRISTOPHER S & JE	ENNIFER L	
	717 MARY LAKE DR		
	BRYAN, TX 77802-3112		
full business name:			
land use category:	Sugli far, resilential	type of business:	
current zoning:		occupancy status:	
lot area (square feet):		frontage along Texas Avenue (feet):	
lot depth (feet):		sq. footage of building: 4 888	
property conforms to:	□ min. lot area standards □	min. lot depth standards min. lot width standards	
Improvements			
	building height (feet):	/2# of stories:	
type of buildings (spec	cifv): Wood & cock		
J. O. C.			
building/site condition	1: Lancara		~~~~
buildings conform to r	ninimum building setbacks:	Nowyes □ no (if no, specify)	
approximate construct	ion date: accessible to th	e public: □ yes 🕍no	
		lks along Texas Avenue: □ yes దno	
	yes ino (specify)		
	(Specify)	(pipe fences, decks, carports, swimming pools, etc.)	***********
Freestanding Signs			
⊐ yes ano		□ dilapidated □ abandoned □ in-	1100
# of signs:	type/material of sign:		use
overall condition (spec			
		no (specify)	
cinoval of any unapid	aled signs suggested: 11 yes 11 t	io (specify)	
			·
Off-street Parking			
mproved:x yes 🗆 no	parking spaces striped:	yes 🗐 no # of available off-street spaces: 🔼	
ot type: 🗆 asphalt 🌶	concrete 🗆 other	***************************************	
pace sizes:		cient off-street parking for existing land use: yes	no
overall condition:			
nd islands or bay divid	49	landscaped islands: □ yes	m no

Curb Cuts on Texas Avenue
how many: curb types: \square standard curbs \square curb ramps curb cut closure(s) suggested? \square yes
if yes, which ones:
meet adjacent separation requirements: yes no meet opposite separation requirements: yes no
Landscaping
yes □ no (if none is present) is there room for landscaping on the property? □ yes □ no
comments:
Outside Storage
yes no (specify)(Type of merchandise/material/equipment stored)
(Type of merchandise/material/equipment stored)
dumpsters present: yes ino are dumpsters enclosed: yes ino
Miscellaneous
is the property adjoined by a residential use or a residential zoning district?
yes □ no (circle one) residential use residential zoning district
is the property developable when required buffers are observed?
if not developable to current standards, what could help make this a developable property?
accessible to alley: yes no
Other Comments:

no